

## ***Project Summary and Justification***

Department      Urban Development

Division          Administration

### **Project 1      Downtown Master Plan Catalyst Project Implementation**

This project will focus on the implementation of the catalyst projects identified in the Downtown Master Plan.

### **Project 2      Antelope Valley Community Revitalization**

This is the 2<sup>nd</sup> phase of the relocation and restoration of three historic houses identified in the Antelope Valley Environmental Impact Statement (EIS).

### **Project 3      Older Business District Revitalization**

The Urban Development Department works to eliminate slums and blight in commercial areas that have been found to be blighted and substandard. This project augments other funding sources, principally TIF to complete public improvements associated with commercial redevelopment projects. Activities may include repair/replacement of public utilities, sidewalk and alley reconstruction, construction of parking lots, and streetscape improvements.

### **Project 4      Antelope Valley Redevelopment Plan Catalyst Projects**

This project consists of the community revitalization component of the Antelope Valley Redevelopment Project. It focuses on implementation of the catalyst projects identified in the Antelope Valley Redevelopment Plan. Other financing identified in this project is provided from NeighborWorks Lincoln.

### **Project 5      Antelope Valley Community Revitalization**

Purchase and demolition of blighted and dilapidated properties, or properties in key locations for redevelopment, as they become available for sale. Would either replat to adjacent property owners or redevelop consistent with the Antelope Valley Redevelopment Plan.

### **Project 6      AHP II Resolution**

These funds are to resolve the Affordable Housing Partners II, L.P. expiring tax credit project. This is a 17 unit scattered site rental unit project that was originally owned by the Indian Center. The current general partner has given notice that they will be deeding these properties to the City after December 31, 2006. Activities will include repairs, property management fees and related disposal costs.

### **Project 7      Downtown Street Tree Replacement**

This project involves planting of street trees on selected downtown streets to conform to the Downtown Master Street Tree Plan.

### **Project 8      48<sup>th</sup> & O Street Redevelopment**

Implementation of a redevelopment plan that includes acquisition, relocation, demolition and site improvements, storm and waste water repair, streetscape, sidewalk, alley and street reconstruction for new commercial redevelopment. Other financing for this project will be identified by the Economic Development Coordinator.

***Project Summary and Justification (cont.)***

Department	<u>Urban Development</u>
Division	<u>Administration</u>

**Project 9      56<sup>th</sup> & Arbor Road Redevelopment**

This project includes completion of a redevelopment plan and the implementation of redevelopment projects identified in the plan.

**Project 10      Entryway Corridor Streetscape**

Design and construction of a streetscape project from the I-180 overpass or S Street on the North and to P Street on the South. Project may include sidewalk improvements, landscaping, decorative streetlights and banners.

**Project 11      Havelock Revitalization**

Havelock revitalization includes the following public improvement projects within the Havelock Redevelopment Area: Havelock Park improvements, streetscape beautification, parking lot reconstruction, business district entryway enhancement, alley paving, water main replacement (where development requires), and Northeast Senior Center expansion. Urban Development is also working to improve residential and commercial structures in the area through housing rehabilitation and commercial facade loans.

**Project 12      North 27<sup>th</sup> Street Redevelopment**

Implementation of the identified North 27<sup>th</sup> Street activities: acquisition, relocation, demolition and site improvements; storm and waste water repair and replacement; streetscape implementation; sidewalk, alley and street reconstruction; final design and construction of a pedestrian trail bridge; and construction of public facilities in the area generally located from N Street to the overpass at Leighton Avenue.

**Project 13      Northwest Corridor Redevelopment**

This project includes completion of a redevelopment plan and the implementation of redevelopment projects identified in the plan.

**Project 14      University Place Revitalization**

Implementation of the Neighborhood Revitalization Feasibility and Transportation Alternative Plan and the University Place Redevelopment Plan. This includes acquisition, relocation, demolition and site improvements; storm and waste water repair and replacement; streetscape implementation; sidewalk, alley and street reconstruction; and construction of public facilities.

**Project 15      West O Street Revitalization**

Design and construction of a streetscape project along West O Street, from the Harris Overpass on the east to the Homestead Expressway on the west. Project may include landscaping, decorative lights, street furniture, banners and sidewalk improvements. Implementation of the West O Street Redevelopment Plan including acquisition, relocation, demolition and site improvements; storm and waste water repair and replacement; sidewalk, alley and street reconstruction; and construction of public facilities.

***Project Summary and Justification (cont.)***

Department	<u>Urban Development</u>
Division	<u>Administration</u>

**Project 16 Focus Area Public Improvements**

The Consolidated Plan for HUD Entitlement Programs includes revitalization activities in identified Focus Areas within designated low to moderate income neighborhoods. Capital improvements may include sidewalk construction, streetscape improvements, park development and commercial area improvements.

**Project 17 Low-moderate Income Neighborhood Park Improvements**

Improve parks located in the low to moderate income neighborhoods. Construction of playground, play areas, sidewalks and trails are examples.

**Project 18 South Street, 8<sup>th</sup> to 18<sup>th</sup> Streetscape**

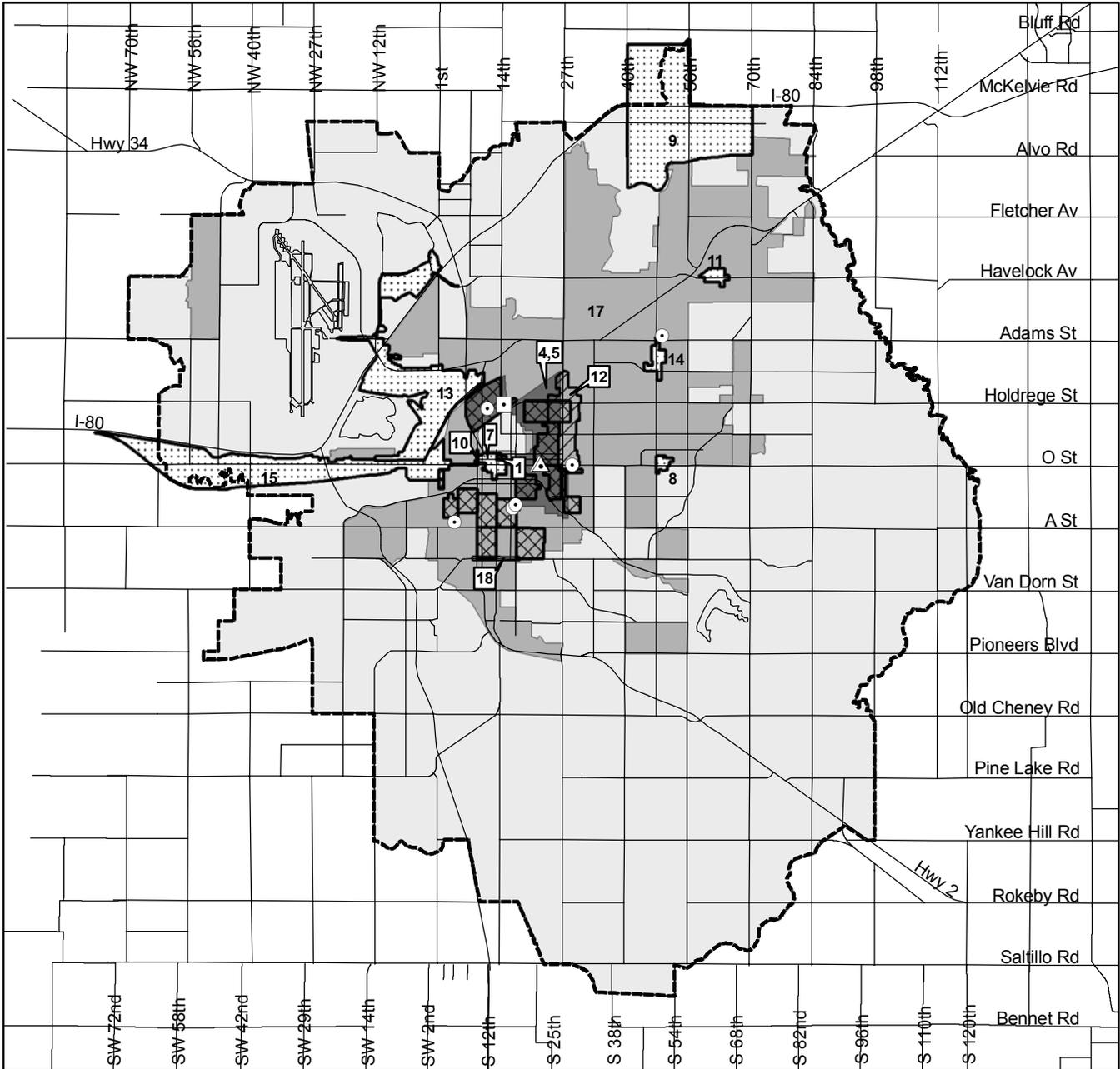
Implementation of a streetscape plan that may include decorative lights and banners, new sidewalks, plantings and street furniture.

**Project 19 Special Assessment Paving Program**

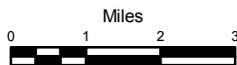
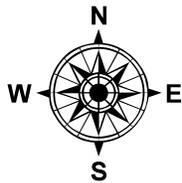
The City undertakes 40 paving district/units per year. Of the 40 paving districts, one to two may ultimately receive assistance. Funds are used for public improvements when the assistance is restricted to paying special assessments levied against properties owned and occupied by persons of low and moderate income to recover the capital costs of the public improvement. Due to budget constraints, City funding assistance is limited to very low income, owner-occupied households.

# Lincoln CIP 2006 - 2012

# Urban Development



Lincoln's Future Service Limit Shown as Gray



- 5 Project Number
- AHP II Resolution (Proj. 6)
- △ □ Antelope Valley Community Revitalization. Mandatory relocation and rehabilitation of properties. Current and Future Sites (Proj. 2)
- ▨ Focus Area Public Improvements (Proj. 16)
- ▧ N. 27th Street Redevelopment (Proj. 12)
- Antelope Valley Community Revitalization; Catalyst Projects and Community Revitalization (Projs. 4,5)
- ▩ Low-Moderate Income Neighborhood Park Improvements (Proj. 17)
- ▤ Other Projects

***List of Projects***

*Department: Urban Development*

Project  
Number    Project Title

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- 1            Downtown Master Plan Catalyst Project Implementation
- 2            Antelope Valley Community Revitalization
- 3\*          Older Business District Revitalization
- 4            Antelope Valley Redevelopment Plan Catalyst Projects
- 5            Antelope Valley Community Revitalization
- 6            Affordable Housing II, L.P. Resolution
- 7            Downtown Street Tree Replacement
- 8            48<sup>th</sup> & O Street Redevelopment
- 9            56<sup>th</sup> & Arbor Road Redevelopment
- 10          Entryway Corridor Streetscape
- 11          Havelock Revitalization
- 12          North 27<sup>th</sup> Street Redevelopment
- 13          Northwest Corridor Redevelopment
- 14          University Place Revitalization
- 15          West O Street Revitalization
- 16          Focus Area Public Improvements
- 17          Low-moderate Income Neighborhood Park Improvements
- 18          South Street Streetscape, 8<sup>th</sup> to 18<sup>th</sup> Streets
- 19\*        Special Assessment Paving Program

\*Indicates project is NOT shown on the map.

(1)	(2)	(3)	3% Inflation per year (4)											
PROJ. NO.	PROJECT TITLE	PROJ. PRIO.	PROGRAMMED EXPENDITURES & FUNDING SOURCES (FS) (000's)											
			2006-2007	FS	2007-2008	FS	2008-2009	FS	2009-2010	FS	2010-2011	FS	2011-2012	FS
1	Downtown Master Plan Catalyst Project Implementation	A	100.0	GR	103.0	GR	106.1	GR	109.3	GR	112.6	GR	115.9	GR
2	Antelope Valley Community Revitalization a. Mandatory relocation and rehabilitation of 125, 135 and 145 N 22nd Street	A	150.0	GR	60.0	GR								
			150.0	LA										
3	Older Business District Revitalization	A			51.5	GR	53.0	GR	54.6	GR	56.3	GR	58.0	GR
4	Antelope Valley Redevelopment Plan Catalyst Projects	A			530.5	GR	546.5	GR	563.0	GR	580.0	GR	597.4	GR
			200.0	OF	432.0	LA	200.0	OF	200.0	OF	200.0	OF	200.0	OF
					200.0	OF								
5*	Antelope Valley Community Revitalization b. Additional community revitalization acquisition	A	0.0	GR	154.5	GR	159.1	GR	163.9	GR	168.8	GR	173.9	GR
6*	Affordable Housing II, L.P. Resolution	A			40.0	LA								
7	Downtown Street Tree Replacement	A	0.0	GR	10.6	GR	10.9	GR	11.3	GR	11.6	GR	12.0	GR
8	48th & O Street Redevelopment	A	83.2	FA										
			390.0	AQ										
9*	56th & Arbor Road Redevelopment	A	100.0	CF	200.0	CF								
10	Entryway Corridor Streetscape	A	175.0	CF										
11	Havelock Revitalization	A	135.9	CF	135.9	CF	135.9	CF	135.9	CF	135.9	CF		
12	North 27th Street Redevelopment	A	578.3	CF	578.3	CF	578.3	CF	578.3	CF	578.3	CF	578.3	CF
			125.0	PB										
13*	Northwest Corridor Redevelopment	A			300.0	CF								
14	University Place Revitalization	A	195.0	CF	195.0	CF	195.0	CF	195.0	CF	195.0	CF	195.0	CF
15*	West O Revitalization	A			300.0	CF								
16	Focus Area Public Improvements	A	185.0	CD	200.0	CD	200.0	CD	215.0	CD	285.0	CD	285.0	CD
17	Low-Moderate Income Neighborhood Park Improvements	A	25.0	CD	25.0	CD	25.0	CD	25.0	CD	25.0	CD	25.0	CD

(5)	(6)	(7)		(8)	(9)	(10)	(11)						(1)		
SIX YEARS (000's)	COST BEYOND 2011-2012 (000's)	PRIOR APPROPRIATIONS (000's)		TOTAL CAP COSTS (000's) (5)+(6)+(7)	COMP PLAN CONFORM	STATUS OF PLANS	COST BREAKDOWNS FOR SIX-YEAR EXPENDITURES (000's)						PROJ. NO.		
							YEAR	FS	PRELIM PLANS	FINAL PLANS	LAND ACQUI-SI- TION	CONST		EQUIP / FURNISH	OTHER (EXPLAIN)
646.9	Unknown	40.0	05/06 GR	1,186.9	ICWP	5		64.7		582.2			1		
		500.0	05/06 CF												
360.0	None	300.0	05/06 GR	660.0	ICWP	7				360.0			2		
273.4	Unknown	944.0	98-03 CD	1,217.4	GCP	1				273.4			3		
4,449.4	Unknown	5,867.0	04/05 CF	12,840.1	ICWP	7		444.9		4,004.5			4		
		1,330.0	04/05 LA												
		419.2	04/05 GR												
		410.0	04/05 OF												
		250.0	05/06 GR												
		75.0	05/06 CD												
		39.5	05/06 LA										5*		
820.2	Unknown			820.2	ICWP	5			820.2				5*		
40.0	None			40.0	NIP	5		5.0		35.0			6*		
56.4	Unknown	40.0	01-05 GR	96.4	ICWP	7				56.4			7		
473.2	None	4,000.0	05/06 LA	8,772.9	ICWP	7			390.0			83.2	8		
		3,750.0	05/06 CF											(environmental testing)	
		504.7	05/06 AQ												
		45.0	05/06 FA												
300.0	Unknown			300.0	GCP	4		30.0		270.0			9*		
175.0	None	200.0	04/05 CF	392.2	ICWP	6		17.5		157.5			10		
		17.2	01/02 OF												
679.5	None	498.0	97-05 CF	1,177.5	ICWP	7		68.0		611.6			11		
3,594.8	Unknown	2,159.0	97-05 CF	6,253.8	ICWP	7		359.5		3,235.3			12		
		500.0	05/06 FA												
300.0	Unknown			300.0	GCP	4		30.0		270.0			13*		
1,170.0	Unknown	1,740.0	98-05 CF	3,244.0	ICWP	7		117.0		1,053.0			14		
		294.0	05/06 LA												
		40.0	03/04 GR												
1,500.0	Unknown			1,500.0	GCP	4		150.0		1,350.0			15*		
1,370.0	Unknown	1,901.8	93-05 CD	3,271.8	GCP	4		137.0		1,233.0			16		
150.0	Unknown	25.0	04/05 CD	200.0	ICWP	8				150.0			17		
		25.0	05/06 CD												

2006 - 2012 CAPITAL IMPROVEMENT PROGRAM

DEPARTMENT: URBAN DEVELOPMENT

FORM A

DIVISION: ADMINISTRATION

(1)	(2)	(3)	(4) 3% Inflation per year													
PROJ. NO.	PROJECT TITLE	PROJ. Prio.	PROGRAMMED EXPENDITURES & FUNDING SOURCES (FS) (000's)													
			2006-2007	FS	2007-2008	FS	2008-2009	FS	2009-2010	FS	2010-2011	FS	2011-2012	FS		
18	South Street Streetscape, 8th to 18th Streets	A	100.0	CD	100.0	CD	100.0	CD								
19	Special Assessments Paving Program	B			10.0	GR	10.0	GR				10.0	GR			
	*Denotes new project															
	FUNDING SOURCE BREAKDOWN															
	PB(Transportation Enhancement)		125.0													
	AQ (Advance Acquisition)		390.0													
	CD (Community Development Block Grant)		310.0		325.0		325.0		240.0		310.0		310.0		310.0	
	CF (Community Improvement Financing)		1184.2		1709.2		1209.2		1209.2		1209.2		1209.2		1073.3	
	FA (Federal Aid)		83.2													
	GR (General Revenue)		250.0		920.1		885.6		902.1		939.3		957.2			
	LA (Land Sale Proceeds)		150.0		472.0											
	OF (Other Financing)		200.0		200.0		200.0		200.0		200.0		200.0		200.0	
			=====		=====		=====		=====		=====		=====		=====	
	DEPARTMENT TOTALS:		2,692.4		3,626.3		2,619.8		2,551.3		2,658.5		2,540.5			

(5)	(6)	(7)		(8)	(9)	(10)	(11)					(1)	
SIX YEARS (000's)	COST BEYOND 2011-2012 (000's)	PRIOR APPROPRIATIONS (000's)		TOTAL CAP COSTS (000's) (5)+(6)+(7)	COMP PLAN CONFORM	STATUS OF PLANS	COST BREAKDOWNS FOR SIX-YEAR EXPENDITURES (000's)					PROJ. NO.	
		YEAR	FS	PRELIM PLANS	FINAL PLANS	LAND ACQUI- TION	CONST	EQUIP / FURNISH	OTHER (EXPLAIN)				
300.0	None	100.0	04/05 CD	500.0	GCP	7		30.0		270.0			18
		100.0	05/06 CD										
30.0	Unknown	305.0	92-05 CD	335.0	ICWP	1						30.0 (Assessment)	19
125.0													
390.0													
1820.0													
7594.3													
83.2													
4854.3													
622.0													
1200.0													
=====													
16,688.8													

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